

144.0

0001

0019.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

907,500 / 907,500

USE VALUE:

907,500 / 907,500

ASSESSED:

907,500 / 907,500


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
124		SCITUATE ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: HARDCASTLE JOSEPH F JR-ETAL

Owner 2: SHOBER CINTRA S

Owner 3:

Street 1: 124 SCITUATE ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry

Postal:

NARRATIVE DESCRIPTION

This parcel contains .107 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1928, having primarily Wood Shingle Exterior and 2289 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4642		Sq. Ft.	Site		0	80.	1.20	9									447,407						447,400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	4642.000	456,100	4,000	447,400	907,500		93696
							GIS Ref
							GIS Ref
							Insp Date
							04/30/14

PREVIOUS ASSESSMENT

Parcel ID 144.0-0001-0019.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	456,100	4000	4,642.	447,400	907,500		Year end	12/23/2021
2021	101	FV	443,300	4000	4,642.	447,400	894,700		Year End Roll	12/10/2020
2020	101	FV	443,400	4000	4,642.	447,400	894,800	894,800	Year End Roll	12/18/2019
2019	101	FV	323,800	4000	4,642.	419,400	747,200	747,200	Year End Roll	1/3/2019
2018	101	FV	323,800	4000	4,642.	346,700	674,500	674,500	Year End Roll	12/20/2017
2017	101	FV	323,800	4000	4,642.	318,800	646,600	646,600	Year End Roll	1/3/2017
2016	101	FV	323,800	4000	4,642.	290,800	618,600	618,600	Year End	1/4/2016
2015	101	FV	316,400	4100	4,642.	285,200	605,700	605,700	Year End Roll	12/11/2014

SALES INFORMATION**TAX DISTRICT**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MORAN CHRISTOPH	23444-204		7/21/1993		225,000	No	No	Y	

PAT ACCT.

!11198!

PRINT

Date

Time

12/30/21

12:05:26

LAST REV

Date

Time

04/30/14

12:20:20

philc

11198

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/5/2013	807	Redo Kit	82,780					
9/9/2003	774	Dormers	59,000		G6	GR FY06		
1/16/2001	25	Redo Bas	20,000	C			REMODEL BSMT FAMIL	

ACTIVITY INFORMATION

Date	Result	By	Name
4/30/2014	Meas/Inspect	PC	PHIL C
7/15/2013	Info Fm Prmt	EMK	Ellen K
2/3/2009	Measured	336	PATRIOT
8/10/2005	Fieldrev-Chg	BR	B Rossignol
12/1/1999	Mailer Sent		
11/15/1999	Entry Denied	153	PATRIOT
12/1/1991		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA _____/_____/_____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 6 - Colonial	2T - 2 & 3/4 Sty	Full Bath: 2	Rating: Very Good	A Bath: 1	Rating: Very Good									8	5	FFL (85)			
(Liv) Units: 1	Total: 1	3/4 Bath:	Rating:	A 3QBth:	Rating:									2	10	FFL (10)			
Foundation: 2 - Conc. Block	Frame: 1 - Wood	1/2 Bath:	Rating:	A HBth:	Rating:									1	15	TQS SFL FFL BMT (676)	27		
Prime Wall: 1 - Wood Shingle	Sec Wall:	OthrFix:	Rating:	WSFlue:	Rating:									1	22	OPP (154)	7		
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Kits: 1	Rating: Very Good	A Kits:	Rating:	1st Res Grid Desc: Line 1 # Units 1								2	2				
Color: GREY	Frpl: 1	Fapl:	Rating: Good	Upper		Level FY LR DR D K FR RR BR FB HB L O								10	1				
View / Desir:	WSFlue:	Rating:		Lvl 2										15					
GENERAL INFORMATION				Lvl 1															
Grade: C+ - Average (+)	Year Blt: 1928	Eff Yr Blt:	Location:	Lower															
Alt LUC:	Alt %:	Total Units:	Floor:																
Jurisdct: G14	Fact: .	% Own:	Name:																
Const Mod:						REMODELING													
Lump Sum Adj:						Exterior:	No Unit	RMS	BRS	FL	1	8	4	M					
INTERIOR INFORMATION						Interior:													
Avg Ht/FL: STD	Prim Int Wal 2 - Plaster	Phys Cond: GV - Good-VG	10. %			Additions:													
Sec Int Wall:	%	Functional:	%			Kitchen:													
Partition: T - Typical		Economic:	%			Baths:													
Prim Floors: 3 - Hardwood		Special:	%			Plumbing:													
Sec Floors:	%	Override:	%			Electric:													
Bsmnt Flr: 12 - Concrete		Total:	10.8 %			Heating:													
Subfloor:						General:													
Bsmnt Gar: 0																			
Electric: 3 - Typical																			
Insulation: 2 - Typical																			
Int vs Ext: S																			
Heat Fuel: 1 - Oil																			
Heat Type: 5 - Steam																			
# Heat Sys: 1																			
% Heated: 100		% AC:																	
Solar HW: NO	Central Vac: NO																		
% Com Wal	% Sprinkled																		
MOBILE HOME				WtAv\$/SQ:	AvRate:	Ind.Val													
Make:		Model:																	
SPEC FEATURES/YARD ITEMS				Rate	Parcel ID	Typ	Date	Sale Price											
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
3	Garage	D	Y	1	12X20	A	AV	1928	25.42	T	40	101			3,700		3,700		
19	Patio	D	Y	1	6X12	A	AV	1990	6.00	T	23.2	101			300		300		
PARCEL ID 144.0-0001-0019.0																IMAGE			
More: N	Total Yard Items:	4,000	Total Special Features:																
Total:	4,000																		
SKETCH																AssessPro Patriot Properties, Inc			